

JELD-WEN, INC., an Oregon Corporation, Grantor, conveys and warrants to John Hickey and Dawn Perez as Community Property with the Right of Survivorship, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Unit 25 of Stage 15 of Harbor Isles Golf Course Condominium, together with the general and limited common elements pertaining thereto, as provided in the Supplemental Declaration Submitting Stage 15 of Harbor Isles Golf Course Condominium to Condominium Ownership, recorded the 14th day of November, 2002 in the Records of Klamath County, Oregon. The land included within such property is described in Exhibit A to the Supplemental Declaration and such description is incorporated herein by reference.

Legal description is more particularly described as per Exhibit A attached hereto
SUBJECT TO:

- 1. The terms and provisions of the Oregon Condominium Act, and the terms, provisions, covenants, assessments and easements contained in the above-described Supplemental Declaration and the Bylaws of the Harbor Isles Golf Course Condominium Association, Inc. filed therewith. The Unit may only be used for the purposes permitted in such documents.
- 2. All covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and other matters of record on the date hereof, including, without limitation, the Declaration Submitting The Harbor Isles Golf Course Condominium to Condominium Ownership dated November 2, 1994 and recorded January 9, 1995 in Volume M95, Page 541, Official Records of Klamath County, and the Supplemental Declaration Submitting Stage 15 of Harbor Isles Golf Course Condominium to Condominium Ownership, dated September 19, 2002 and recorded November 14, 2002, in Volume M02, Page 66076, Official Records of Klamath County, Oregon, all of which are hereby incorporated by reference into the body of this instrument as if the same were fully set forth herein.
- 3. Non-delinquent real property taxes and assessments for the current fiscal year and all later years, and any title, interest or encumbrance arising by, through or under Grantee.

The true consideration for this conveyance is \$159,900.00.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

"GRANTOR" JELD-WEN, INC., an Oregon Corporation
BY: Judy Unback
Its Authorized Agent

STATE OF OREGON)
)ss.
COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 19th day of December, 2002
by Judy Unback, the Agent of JELD-WEN, INC., on behalf of the corporation.

WITNESS my hand and official seal

Mechelle D. Phillips
NOTARY PUBLIC FOR OREGON



JELD-WEN, Inc.
3250 Lakeport Blvd.
Klamath Falls, OR 97601,
Grantor

John Hickey and Dawn Perez
3303 White Marsh Ln.
Fairfield, CA 94533,
Grantee

AFTER RECORDING RETURN TO

John Hickey and Dawn Perez
3303 White Marsh Ln.
Fairfield, CA 94533

SPACE RESERVED
FOR
RECORDERS USE

STATE OF OREGON,
ss.
County of Klamath

State of Oregon, County of Klamath
Recorded 03/20/2003 11:07 Am.
Vol M03 Pg 16729
Linda Smith, County Clerk
Fee \$ 26 # of Pgs 2

M. And duly recorded in Vol. _____
of _____ Page _____
Bernetha G. Letsch, County Clerk

By _____
Deputy

Fee,

Until a change is requested, all tax statements shall be sent to the following address:
John Hickey and Dawn Perez
3303 White Marsh Ln.
Fairfield, CA 94533

EXHIBIT "A"
LEGAL DESCRIPTION

Unit 25 of TRACT 1399, THE HARBOR ISLES GOLF COURSE CONDOMINIUM, STAGE 15, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

TOGETHER WITH the general and limited common elements pertaining thereto as provided in the Supplemental Declaration submitting Stage 15 of Harbor Isles Golf Course Condominium to Condominium Ownership, recorded November 14, 2002 in volume M02, at Page 66076 Microfilm Records of Klamath County, Oregon. The land included within such property is described in Exhibit A to the Supplemental Declaration and such description is incorporated by this reference.